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Redevelopment Board Minutes 08/06/2007

Arlington Redevelopment Board
Minutes of August 6, 2007

Members Present: Roland Chaput
Christopher Loreti
Edward Tsoi
Andrew West
Bruce Fitzsimmons

Also Present: Kevin J. O'Brien
David Berry
Laura Wiener
Joey Glushko
Don Benjamin

At the request of Kevin O'Brien, Roland Chaput waited until 7:15 to call the meeting to order. Kevin O'Brien introduced the discussion about the vision of Arlington's future which the Board commented on at length.

At 8:40, Town Manager, Brian Sullivan joined the meeting to discuss plans for leasing the Parmenter and Crosby School buildings. Brian Sullivan noted that the School Committee had released the buildings for a three year period beginning July 1, 2008 and the Town Meeting had put the building in the jurisdiction of the ARB for that period. His office intends to study the question of whether the buildings should be retained or sold. He suggested that the Board offer to lease the buildings for two years indicating that he thought the Town should not be bound to a longer lease if Town Meeting's decision was to sell the buildings. After some discussion, the Manager suggested that the lease could be for two years with a Town option to extend it for one additional year. The Board asked that staff do a market study to determine market rent for comparable space before it made its decision. In light of that request the Board decided to put off the decision until its August 27 meeting.

Roland Chaput then asked the Board to discuss the draft Open Space and Recreation Plan and asked Joey Glushko to introduce the discussion. Joey Glushko indicated that the plan must be submitted soon and it needed to have the endorsement of the Planning Board but not its approval at this stage. The Board had a lengthy discussion of the plan's proposed goals focusing on the first goal to acquire more open space land. The Board agreed to consider it again at its August 27 meeting.

The Board next heard a proposal from David Berry about participating in Town Day with a booth focusing on the Planning Dialog. The Board made suggestions and several members indicated that they could staff the booth for part of the day.

David Berry next described the lease negotiations he has had with the Housing Corporation of Arlington to lease a portion of the Central School space formerly occupied by Cooperative Elder Services. On a motion by Ed Tsoi, seconded by Andrew West, the Board voted 5 to 0 to lease the office space to the Housing Corporation of Arlington for five years.

Kevin O'Brien next described to the Board a change that Nextel proposes to make to its antenna installation at 1098 Massachusetts Avenue, subject to a special permit, Docket 3282. Nextel proposes to simply replace the existing antenna with new ones within the existing enclosures. The Board advised that the change was consistent with the existing proposal and no Board action or amendment was needed.

Kevin O'Brien then explained to the Board that its Licensed Site Professional for the Symmes project had not yet approved the Materials Management Plan, that the corrections he asked for were being made, and that the Board should extend the deadline fixed in the Land Disposition Agreement to allow a bit more time for them to work this out. Chris Loreti moved and Bruce Fitzsimmons seconded the motion that the Board extend the time for Symmes Redevelopment Associates to receive approval regarding its Materials Management Plan in accordance with Section 101(6) of Exhibit B of the Land Disposition Agreement. The Board voted 5 to 0 to approve.

Roland Chaput then asked the Board to review the minutes of past meetings. Ed Tsoi moved approval of minutes of May 29, June 4, June 11, June 13, June 18, and July 16, 2007. Andrew West seconded the motion and the Board voted 5 to 0 to approve.

The meeting adjourned at 11:07 PM.

Respectfully submitted,
Kevin J. O'Brien